

**APPROVED MINUTES OF THE MEETING OF
HERITAGE WESTERN CAPE,
HERITAGE OFFICERS MEETING**
Held on Monday, 7 November 2022 via Microsoft Teams at 8:30



1. OPENING AND WELCOME

The Chairperson, Mr Jonathan Windvogel officially opened the meeting at 8:30 and welcomed everyone present.

2. ATTENDANCE

Members of Committee

Mr Jonathan Windvogel (JW) (Chairperson)
Ms Cecilene Muller (CM) (Specialist Heritage Officer)
Ms Muneerah Solomon (MS) (Heritage Officer)
Mr Thando Zingange (TZ) (Heritage Officer)
Ms Ayanda Mdludlu (AM) (Heritage Officer)
Ms Chane Herman (CH) (Heritage Officer)
Mr Robin George (RG) (Heritage Officer)
Ms Natalie Kendrick (NK) (Heritage Officer)
Ms Khanyisile Bonile (KB) (Heritage Officer)
Ms Sneha Jhupsee (SnJ) (Heritage Officer)

Members of Staff

Ms Aneeqah Brown (AB) (Secretary)
Mr Yaseen Samodien (YS) (Admin Assistant)
Ms Nosiphiwo Tafeni (NT) (Admin)

Legal Advisor

Tendered apologies

Visitors

Ms Nicolene Visser
Ms Claire Abrahamse
Ms Katherine Dumbrell
Ms Quanita Samie
Ms Ursula Rigby
Ms Uryke Du Preez
Mr Peter Buttgens

Observers

None

3 Apologies

Ms Penelope Meyer
Ms Corne Nortje
Ms Stephanie Barnardt-Delport (SB)

Absent

None

4. Approval of Agenda

4.1 7 November 2022. The Committee resolved to approve the agenda. KB moves to adopt the agenda and AM seconds.

5. Approval of Minutes of the Previous Meeting

5.1.1 31 October 2022. The minutes were held over.

6. Disclosure of conflict of interest

6.1 None

7. Confidential matters

7.1 None

8. Standing Items

8.1 Site inspections undertaken

8.1.1 Erf 989, Unit 3, 35 Virginia Avenue, Vredehoek

8.1.1 Remainder Erf 665, 8 Weyers Avenue, Durbanville (Durbanville Gemeente NG Kerk) (CH)

- The Committee notes that a site inspection was undertaken on 4 November 2022 to note the damage caused to the historic wall.
- HWC received an email enquiry for the removal of Eucalyptus trees between the church building and the Durbanville Primary School Clubhouse.
- City of Cape Town notes that the trees form part of the contextual heritage value of the site.
- Graded PHS
- Outside HPO

The Committee requires a S27 application for the removal of the Eucalyptus trees and the repair work to the historic wall.

8.2 Proposed Site Inspection

8.3 Site Inspection Reports

8.4 Preparation for the upcoming Committee meetings

8.4.1 BELCom_10 November 2022

8.5 Interim and Close out Reports

8.6 Incomplete Applications

9. Administrative Matters

10. Discussion of the agenda

MATTERS TO BE DISCUSSED

11. MATTERS ARISING

11.1 Proposed additions and alterations on Erf 159027, 99-101 Hout Street, Cape Town, S34-A&A Case No: 22050501CH0831E

Ms Chane Herman introduced the item.

DISCUSSION

- Information received on 2 November 2022
- Graded IIIA
- Inside HPO
- City Bowl Ratepayers and Residents Association stamped the plans.
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application on condition that;

1. Work be monitored by an a suitably qualified architect with heritage expertise.
2. A close out report to be submitted within 30 days of practical completion of the work.

CH

11.2 Proposed total demolition on Erf 680, 5 Blair Road, Camps Bay, S34-Total Demolition Case No: HWC22101906CH1019

Ms Chane Herman introduced the item.

DISCUSSION

- Information received on 28 and 30 October 2022
- Graded NCW
- Outside HPO
- Camps Bay & Clifton Residents and Ratepayers Association did not comment within the 30-day commenting period.
- CoCT supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

CH

11.3 Proposed additions and alterations on Erf 122621, 24 Brushwood Road, Bridgetown, S34-A&A Case No: HWC22060805CM1017

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 1 November 2022
- Graded NCW
- Outside HPO

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

**11.4 Proposed additions and alterations on Erf 56911, 257 Main Road, Claremont, S34-Minor Works
Case No: HWC22101001CM1017**

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 1 November 2022.
- Minor works application
- Graded IIIB
- Outside HPO
- CoCT supports the proposal.
- The Committee notes that work has been completed.

DECISION

HWC cannot condone illegal work. Section 51 letter to be issued.

CM

**11.5 Proposed total demolition on Erf 688, 32 Belladonna Avenue, Vredehoek, S34-A&A
Case No: 20220822CM0822E**

Ms Cecilene Muller introduced the item.

DISCUSSION

- Information received on 25 October 2022.
- Graded IIIC
- Outside HPO
- City Bowl Residents and Ratepayers Association does not support the proposal.
- Greater Vredehoek Action Group did not comment within the 30-day commenting period.
- CoCT does not support the proposal.

HELD OVER:

Referred to BELCom on 30 November 2022.

CM

**11.6 Proposed additions and alterations on Erf 9831-RE, 43 6th Avenue, Bellville, S34-A&A
Case No: 22092606CM0928E**

Under investigation

CM

**11.7 Proposed additions and alterations on Erf 1879, 5 Brookdale Avenue, Pinelands, S34-A&A
Case No: HWC22102010KB1024**

Ms Khanyisile Bonile introduced the item.

DISCUSSION

- Held over the previous HOMs meeting.
- Graded NCW
- CoCT supports the proposal.
- Pinelands Residents and Ratepayers Association supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

KB

11.8 Destructive Analysis of OES from Klipfontein, S35-Analysis

Case No: 22092809NK0929E

Ms Natalie Kendrick introduced the item.

DISCUSSION

- Information received on 29 October 2022.
- The Committee notes that the permit application is for destructive analysis of Ostrich Egg Shell archaeological artefacts.
- Methodology is fully outlined
- There is strong motivation for the destruction as it will provide information on the historical movement of people across the landscape

DECISION

The Committee resolved to approve the Section 35 application.

NK

11.9 Proposed additions and alterations on Erf 7477, 13 Schilpadvlei Road, Constantia, S34-A&A

Case No: 22092303RG0923E

Mr Robin George introduced the item.

DISCUSSION

- Information received on 28th of October 2022
- Graded IIIB
- Outside HPO
- The CoCT notes that the work has been complete.
- The Constantia Residents and Ratepayers has no objection to the proposed additions and alterations, but they cannot condone the illegal work which has taken place.
- The Friends of Constantia Valley Greenbelt has no objections.
- The Barbarossa Ratepayers Group commented but they did not specifically state support or objection

HELD OVER:

Referred to BELCom on 30 November 2022. All parties to be invited.

RG

11.10 Proposed additions and alterations on Erf 95765, 2 Roodehek Street, Gardens, S34-A&A

Case No: HWC22101914SJ1019

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Information received on 31 October 2022.
- Graded IIIC
- Outside HPO
- CoCT supports the proposal.
- City Bowl Residents and Ratepayers Association supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

SJ

**11.11 Proposed additions and alterations on Erf 1323 RE, 36 Hofmeyr Street, Gardens, S34-A-A
Case No: 22011105XM0117E**

Mr Thando Zingange introduced the item.

DISCUSSION

- Information received on 1 November 2022.
- Graded IIIB
- Inside HPO
- CoCT supports the proposal.
- City Bowl Ratepayers Association supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

TZ

**11.12 Proposed additions and alterations on Erf E39685, C/O Pastorie Avenue and Van der Lingen Street
Paarl. S34-A&A
Case No: 20022801KB0424E**

Ms Khanyisile Bonile introduced the item.

Ms Nicolene Visser was present and took part in the discussion.

DISCUSSION

- Information received on 28 October 2022.
- Previously approved 25 January 2022.
- Graded IIIA
- Inside Special Character Protected Area Overlay Zone of Paarl.
- Revised plans were submitted
- Drakenstein Municipality support the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

KB

- 11.13 Proposed mixed-use development including accommodation, restaurant and retail space, the relocation of cheetah outreach activities out of Quinan house and establish a link between De Beers Avenue and Paardvlei, on erven 7956, 7958 & 7959, Somerset West, S38(4)-NID.
Case No: 20062603ND0630E**

Ms Khanyisile Bonile introduced the item.

Ms Claire Abrahamse was present and took part in the discussion.

DISCUSSION

- Application referred from IACom.

DECISION

The Committee resolved to endorse the revised plans.

KB

- 11.14 Proposed additions and alterations on Erf 161552, 9A Foyle Road, Claremont, S34-A&A
Case No: HWC22102102MS1024**

Ms Muneerah Solomon introduced the item.

DISCUSSION

- Information received on 2 November 2022.
- Graded NCW
- Outside HPO
- CoCT has no objections.
- Upper Claremont Residents and Ratepayers Association has no objections.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

MS

- 11.15 Proposed additions and alterations on Erf 10073, 1 Ludwig Muhl Street, Somerset West
S34-A&A
Case No: HWC22101302MS**

Ms Muneerah Solomon introduced the item.

DISCUSSION

- Information received on 28 October 2022.
- Graded NCW
- Outside HPO
- CoCT has no objections.
- Heldeberg Renaissance Foundation has no objections.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

MS

12. NEW MATTERS

12.1 Proposed PV facility development on Erf 653, Somerset West, S38(8)-NID Case No: HWC22103106AM1101

Ms Ayanda Mdludlu introduced the item.

DISCUSSION

- Unknown palaeosensitivity, though the immediate surrounding area has low palaeosensitivity. Underlying sediments are considered calcareous soils. Calcrete deposits are potentially fossiliferous” however no fossils have been known to have been found near to the area proposed for development.
- No archaeological heritage resources have been identified in or around the subject site.
- The Committee is of the opinion that no heritage resources will not be impacted on.

DECISION

The Committee resolved that no further studies are required.

AM

12.2 Proposed additions and alterations on Erf 7144, 42 Oldham Street, Parow, S34-A&A Case No: 20081806AM1025

Ms Ayanda Mdludlu introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

AM

12.3 Proposed cultural facility on Erf 160695, Observatory, S38(8)-Phase 2 HIA Case No: 21053105AM0608E

Ms Ayanda Mdludlu introduced the item.

Ms Katherine Dumbrell and Ms Quanita Samie were present and took part in the discussion.

DISCUSSION

- The site lies within the cultural landscape of the Two Rivers Urban Park. The overall grading of the surrounding area of the site is IIIA while the site itself is marked as requiring further investigation. The applicants believe that a no-go area option would result in the loss of potential social and economic benefits. The site mostly has intangible significance. The Victorian House identified on site is graded IIIC and the guard house is graded not conservation worthy and younger than 60 years.
- Intangible heritage significances can no longer be tied to a specific space or place according to the report. Precolonial and indigenous occupation of the area cannot be charted and so an acknowledgment of this part of history in all developments of this area is an offered thought. The river is considered as part of recreational use in the area and therefore has symbolic and aesthetic significance. Developmental principals to ensure that the site continues to contribute ecologically, culturally and scenically to the landscape, are offered in the report. There is some

historical farming associated with the site, but not enough information is gathered to formulate a heritage indicator. The rural openness aspect of the site as a heritage indicator is challenged by the report stating that the site has fluctuated between being developed and undeveloped.

- Malmesbury Group is identified as the underlying bedrock and is classified as low sensitive. As such, fossils are not expected to occur.
- Features and cultural material associated with The Cottage would likely hold moderate to low significance. Any remains associated with the Old Asylum or the Valkenburg homestead would be considered highly significant. Any burials regardless of age or origin would be afforded a IIIA grading.
- Visual informants to inhibit larger buildings and reinforce the former rural and wilderness characteristics of the site are offered in the report. The VIA has found that though the proposal is intrusive on the receiving environment, the impacts could be mitigated to low.
- As some I&APs raised concerns, HOMs referred to the matter to IACom for their expertise.

HELD OVER:

Referred to IACom on 16 November 2022.

AM

**12.4 Proposed redevelopment on Portions 8 & 10 Farm 654 Croydon, Somerset West, S38(8)-NID
Case No: HWC22102611AM1027**

Ms Ayanda Mdludlu introduced the item.

DISCUSSION

- outbuilding and dwelling are older than 60 years. These are in poor condition and are to be demolished. Site is within the Eerste River corridor. The ruins of the old stone bridge over Eerste River are historically significant and no developing will be permitted here.
- an AIA report from 9 years ago featuring ptn 10 included in the documentation, makes mention of ESA and MSA stone tool scatters being identified in the area. One fragment of a historical object was found near the barn. The site had been deemed sufficiently recorded. It is therefore regarded as having a very low significance. Human remains are thought to likely be found and the HWC Chance Finds procedure is recommended for this.
- The Committee is of the opinion that the heritage resource will be impacted.

DECISION

The Committee resolved to require an HIA which complies with S38 (3) of the NHRA, and which includes the following specialist studies;

1. Historical study of the two structures and the Eerste River corridor.

AM

12.5 Proposed upgrades to Jan Smuts Drive from Sunrise Circle on Jan Smuts Drive, Ndabeni, S38(4)-NID

Case No: 22100307AM1025

Ms Ayanda Mdludlu introduced the item.

DISCUSSION

- An upgrade from a single carriageway to a double carriageway.
- Low palaeosensitivity.
- There are no identified archaeological heritage resources within the subject site and PHSs noted in far surrounding areas will not be impacted upon.
- The Committee is of the opinion that no heritage resources will not be impacted on.

DECISION

The Committee resolved that no further studies are required.

AM

**12.6 Proposed sand mine on Portions 2 of Farm 1242, Hercules Pilaar, Kraaifontein, S38(8)-NID
Case No: HWC22102502AM1025**

Ms Ayanda Mdludlu introduced the item.

DISCUSSION

- Two structures of modern build exist and will be demolished.
- Low palaeosensitivity.
- The site is not known to be of archaeological value. It has functioned as an agricultural field over the years.
- The Committee is of the opinion that no heritage resources will not be impacted on.

DECISION

The Committee resolved that no further studies are required.

AM

**12.7 Proposed additions and alterations on Erf 250, 1 Grave Street, De Rust, S34-A&A
Case No: HWC22102501CH1027**

Ms Chane Herman introduced the item.

DISCUSSION

- Ungraded
- Outside HPO
- Municipality supports the proposal.
- Heritage Oudtshoorn Erfenis supports the proposal.

FURTHER REQUIREMENTS

Colored up elevations required.

CH

**12.8 Proposed additions and alterations on Erf 26427, 6 Fleetwood Avenue, Claremont, S34-A&A
Case No: HWC22102709CH1031**

Ms Chane Herman introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT did not comment within the 30-day commenting period.
- Upper Claremont Residents and Ratepayers Association supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

CH

12.10 Proposed amendments to Heritage Agreement, Erf 86417, 10 Camp Road, Muizenberg, S34-Minor Works

Case No: 22103101CH1031

Ms Chane Herman introduced the item.

Ms Ursula Rigby was present and took part in the discussion.

DISCUSSION

- Minor works application
- Graded IIIB
- Inside HPO
- CoCT supports the deviations as it is minor.
- Referred to BELCom to assess the deviations.

HELD OVER:

Referred to BELCom on 30 November 2022.

CH

12.11 Proposed additions and alterations on Erf 966-RE, 68 Andries Pretorius Street, Somerset West, S34-A&A

Case No: HWC22102604CH1031

Ms Chane Herman introduced the item.

DISCUSSION

- Graded IIIB
- Outside HPO
- CoCT supports the proposal and notes the work has started.
- The Committee notes that work has commenced.

DECISION

HWC cannot condone illegal work. Section 51 letter to be issued.

CH

12.13 Erf 38861, Tygerberg Nature Reserve, Cape Town, S34-Maintenance, and alterations

INCOMPLETE APPLICATION

Full Section 34 application required.

CM

12.14 Proposed additions and alterations on Erf 161522, 9A Foyle Road, Claremont, S34-A&A

Case No: HWC22102102CM1024

Item already dealt with under item 11.14

CM

12.15 Proposed additions and alterations on Erf 921, 13 Long Place, Pinelands, S34-A&A

Case No: 22092215CM1024

HELD OVER:

Referred to HOMs on 14 November 2022. All parties to be invited.

12.16 Erf 94670-RE, 16 Upper Union Street, Gardens
Case No: HWC22100507CM

Ms Cecilene Muller introduced the item.

DISCUSSION

- HOMs graded IIIC
- Inside HPO
- CoCT supports the proposal.
- City Bowl Residents and Ratepayers Association supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

CM

12.17 Proposed construction of an off-stream dam along with associated infrastructure on Portion 1 of Farm 1631, Stellenbosch, S38(8)-NID
Case No: HWC22102101CM1024

Ms Cecilene Muller introduced the item.

DISCUSSION

- The Committee is of the opinion that no heritage resources will not be impacted on.

DECISION

The Committee resolved that no further studies are required. Chance finds procedure to be included.

CM

12.18 Proposed additions and alterations on Erf 2246, NG Church Main Road, Paarl, S27-A&A
Case No: 2100305KB1027

Ms Khanyisile Bonile introduced the item.

DISCUSSION

- Minor works application
- Paarl300 supports the proposal.
- Drakenstein Heritage Foundation supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

KB

12.19 Proposed additions and alterations on Erf 4213, 2 Spring Gardens, Pinelands, S34-A&A
Case No: 22100308KB1027

Ms Khanyisile Bonile introduced the item.

DISCUSSION

- Graded IIIC
- Outside HPO

- CoCT supports the proposal but raised concerns.
- The Committee notes the concerns raised by the CoCT.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

KB

12.20 Proposed total demolition on Erf 6702, 20 Lochner Road, Constantia, S34-A&A Case No: HWC22102403KB1025

Ms Khanyisile Bonile introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to the approve the application there is insufficient heritage to warrant retention.

KB

12.21 Proposed additions and alterations on Erf 8716, 31023, 3 Bo Meul Straat, Paarl, S34-A&A Case No: HWC22101911KB1027

INCOMPLETE APPLICATION

Internal, external images and contextual images, Drakenstein Heritage Foundation and Drakenstein Municipality comments, SG diagram, title deed and locality plan required.

KB

12.22 Proposed additions and alterations on Erf 88581, 7 Pentrich Road, St James, S34-A&A Case No: HW22102708KB1027

Ms Khanyisile Bonile introduced the item.

DISCUSSION

- Graded IIIC
- Inside HPO
- CoCT supports the proposal.
- Kalk Bay & St James Residents and Ratepayers Association supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

KB

12.23 Proposed additions and alterations on Laborie Farm 13004, Co Taillefer and Main Streets, Paarl, S34-A&A
Case No: 20221019KB1027

Ms Khanyisile Bonile introduced the item.

Ms Uryke Du Preez and Ms Nicolene Visser were present and took part in the discussion.

DISCUSSION

- Minor works application
- Graded PHS
- Inside Special Character Protected Overlay Zone of Paarl.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

KB

12.24 Proposed additions and alterations on Erf 103239-Re Lower Campus, UCT, S34-A&A
Case No: 22102504MS1027

Ms Muneerah Solomon introduced the item.

DISCUSSION

- Ungraded
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

MS

12.25 Proposed additions and alterations on Erf 2387, 14 Bedford Street, Vredehoek, S34-A&A-MW
Case No: HWC22102801MS1028

Ms Muneerah Solomon introduced the item.

DISCUSSION

- Minor works application
- Graded IIIC
- Inside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

MS

**12.26 Proposed total demolition on Erf 45532, 8 Nursery Road, Rondebosch, S34-Total Demolition
Case No: HWC22102710MS1027**

INCOMPLETE APPLICATION:

CoCT and Rosebank and Mowbray and Planning Aesthetic Committee comments and additional external and internal images required.

MS

**12.27 Proposed additions and alterations on Erf 5269, 12 Nansen Road, Claremont, S34-A&A
Case No: HWC22110103MS1101**

INCOMPLETE APPLICATION:

CoCT comment required.

MS

**12.28 Proposed additions and alterations on Erf 90032, House Van Heijden, S34-A&A
Case No: HWC22101207MS1027**

INCOMPLETE APPLICATION:

Kalk Bay and St James Ratepayers & Residents Association & Kalk Bay Historical Association comment required.

MS

**12.29 Proposed additions and alterations on Erf 1705, 7 Gen Esk Road, Pinelands, S34-A&A
Case No: 22102802MS1028**

INCOMPLETE APPLICATION:

CoCT comment on email thread or letterhead, additional internal and streetscape images required.

MS

**12.30 Proposed additions and alterations on Farm Re 935, Top Fruit, Simondium, S34-A&A
Case No: HWC22102607MS1027**

Ms Muneerah Solomon introduced the item.

Ms Uryke Du Preez and Ms Nicolene Visser was present and took part in the discussion.

DISCUSSION

- Minor works application
- Graded IIIB

DECISION

The Committee resolved to approve the application as the proposal does not negatively impact on heritage resources.

MS

12.31 Rectification of three separate crop cover structures constructed for blueberry productions on Erf 24, Paarl, S38(4)-NID
Case No: HWC22101802NK1026

Ms Natalie Kendrick introduced the item.

DISCUSSION

- Crop structures are already built.
- The Committee is of the opinion that no heritage resources were impacted on.

DECISION

The Committee resolved that no further studies are required.

NK

12.32 Proposed development of a visitor's facility on Farm 180, Portion 21 2 Spoor Farm, S38(4)-NID
Case No: HWC22102103NK1026

INCOMPLETE APPLICATION:

Completed NID application form required.

NK

12.33 Upgrade of Meul River Sewer Pump Station and associated rising Mains on Meul Street Pump Station, S38(8)-NID
Case No: HWC22102706NK1027

Ms Natalie Kendrick introduced the item.

DISCUSSION

- The pipeline will cross disturbed and eroded vacant land and existing roads. The surrounds includes streets, a church, residential and commercial properties and the Parkdene Community Centre
- There is no impact to heritage buildings, or the visual and cultural landscape
- The excavation trenches may impact archaeological and palaeontological resources on the undeveloped sections the pipeline will run through. However Parkdene is in graded as grey of the palaeo map which is insignificant or zero. The chances are low
- The Committee is of the opinion that no heritage resources will not be impacted on.

DECISION

The Committee resolved that no further studies are required.

NK

12.34 Proposed 132 kV powerline on Portions 10 of Weltevreden 170, Portions 1 and 3 of Steenrotsfontain, S38(8)-NID
Case No: HWC22102702NK1027

Ms Natalie Kendrick introduced the item.

DISCUSSION

- The Committee is of the opinion that heritage resources will be impacted on.

DECISION

The Committee resolved to require an HIA which complies with S38 (3) of the NHRA, and which includes the following specialist studies;

1. Archaeological Impact Assessment
2. Paleontological Impact Assessment

3. Visual Impact Assessment

NK

**12.35 Proposed development of a solar-energy facility Portions 3 of Steenrotsfontein, S38(8)-NID
Case No: HWC22102703NK1027**

Ms Natalie Kendrick introduced the item.

DISCUSSION

- The Committee is of the opinion that heritage resources will be impacted on.

DECISION

The Committee resolved to require an HIA which complies with S38 (3) of the NHRA, and which includes the following specialist studies;

1. Archaeological Impact Assessment
2. Paleontological Impact Assessment
3. Visual Impact Assessment

NK

**12.36 Proposed additions and alterations on Erf 1220, 17-19 Plein Street, Stellenbosch, S34-A&A
Case No: HWC22103107RG1101**

Mr Robin George introduced the item.

DISCUSSION

- HOMs graded IIIB
- Inside the Historic Core of Stellenbosch
- Stellenbosch Municipality has no objections
- Stellenbosch Interest Group supports the proposal.
- Stellenbosch Heritage Foundation supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

RG

**12.37 Proposed additions and alterations on Erf 13263, 12 Hofman Street, Stellenbosch, S34-A&A
Case No: HWC22101908RG1025**

INCOMPLETE APPLICATION

Internal, external, streetscape images and Stellenbosch Heritage Foundation comments required.

RG

**12.38 Proposed additions and alterations on Erf 3065, 2 Kelvin Street, Gardens, S34-A&A
Case No: HWC22102508RG1025**

Mr Robin George introduced the item.

DISCUSSION

- Graded IIIC
- Inside HPO
- CoCT supports the proposal
- City Bowl Resident and Ratepayers Association supports the proposal

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

RG

12.39 Proposed additions and alterations on Erf 868, Corner of Truter, and Dr Euvrard Street, Malmesbury, S34-A&A

Case No: HWC22103105RG1101

Mr Robin George introduced the item.

DISCUSSION

- Graded IIIC
- Inside Historic core of Malmesbury
- Swartland Municipality supports the proposal
- Friends of Blaawberg Conservation Area supports the proposal.

FURTHER REQUIREMENTS

1. Plans depicting what work has been completed and what work must still be completed.

RG

12.40 Proposed additions and alterations on Erf 94836, 1 Kloof Street (McDonalds), Gardens, S34-Minor Works

Case No: HWC22102109RG1025

Mr Robin George introduced the item.

DISCUSSION

- Minor works application
- Inside HPO
- Graded NCW

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

RG

12.41 Unlawful development and tourism accommodation on Portion 19 and Farm 92, Malkoppa and Muisboskerm, Lamberts Bay, S38(8)-HIA

Case No: 21102606SB1026E

Matter postponed to HOMs on 14 November 2022.

SB

12.42 Proposed additions and alterations on Erf 2334, 20 Church Street, Prince Albert, S27-A&A

Case No: HWC22102603SJ1026

Ms Sneha Jhupsee introduced the item.

Mr Peter Buttgens was present and took part in the discussion.

DISCUSSION

- Graded PHS

- Within the Historic Core of Prince Albert
- Prince Albert Cultural Foundation noted extensive objections and comments recorded and responded to.
- Simon van de Stel agreed with the comments of Prince Albert Cultural Foundation.

DECISION

The Committee resolved to approve the application on condition that;

1. Work be monitored by an a suitably qualified architect with heritage expertise.
2. A close out report to be submitted within 30-days of practical completion of the work.

SJ

12.43 Proposed total demolition on Erf 2397, 110 11th Street Hermanus, S34-Total Demolition Case No: HWC22042103SJ1028

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Graded IIIC
- Inside HPO
- Overstrand Heritage Aesthetics Committee does not support the proposal.
- Overstrand Municipality does not support the proposal.

HELD OVER:

Referred to BELCom on 30 November 2022.

SJ

12.44 Proposed additions and alterations on Erf 6495, 30 Alice Street, Goodwood, S34-A&A Case No: HWC22101702SJ1028

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

SJ

12.45 Proposed total demolition on Erf 904, 33 Mitchell Street, Hermanus, S34-Total Demolition Case No: HWC22102606SJ1026

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- HOMs graded NCW
- Outside HPO
- Overstrand Heritage Aesthetics Committee supports the proposal.
- Overstrand Municipality supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal as there is insufficient heritage to warrant retention.

SJ

**12.46 Proposed additions and alterations on Erf 951, 4 Francis Road, Pinelands, S34-A&A
Case No: HWC22102610SJ1026**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Graded IIIC
- Inside HPO
- Pinelands Residents and Ratepayers Association supports the proposal.
- CoCT has no comments of support on the heritage aspects of the application.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

SJ

**12.47 Proposed additions and alterations on Erf 2881, 45 Rustenburg Road, Idas Valley, Stellenbosch, S34-A&A
Case No: HWC22102803SJ1028**

Ms Sneha Jhupsee introduced the item.

DISCUSSION

- Graded IIIB
- Outside HPO
- Stellenbosch Municipality supports the proposal.
- Stellenbosch Heritage Foundation supports the proposal.
- Stellenbosch Interest Group supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

SJ

**12.48 Proposed additions and alterations on Erf 1601, 4 Gladiolus Avenue, Vredehoek, S34-A&A
Case No: HWC22102507TZ1101**

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.
- Greater Vredehoek Heritage and Action Group supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

12.49 Proposed additions and alterations on Erf 114841, 41 Royal Road, Maitland, S34-A&A
Case No: HWC22102602TZ1026

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

TZ

12.50 Proposed additions and alterations on Erf 126742, 18 Colwyn Road, Silverton, S34-A&A
Case No: HWC22103102TZ1101

Mr Thando Zingange introduced the item.

DISCUSSION

- Graded NCW
- Outside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to the approve the application the proposal does not negatively impact on heritage resources.

TZ

12.51 Proposed additions and alterations on Erf 20333, Noetzie, Knysna, S34-A&A
Case No: HWC22102704TZ1027

Under investigation – case office to obtain previous application.

TZ

12.52 Proposed additions and alterations on Erf 28910, 23 Koning Street, Paarl, S34-A&A
Case No: HWC22102503TZ1101

INCOMPLETE APPLICATION:

Additional internal images required.

TZ

12.53 Proposed additions and alterations on Erf 626, 22 Belmont Avenue, Oranjezicht, S34-A&A
Case No: HWC22102605TZ1026

Mr Thando Zingange introduced the item.

Mr Peter Buttgens was present and took part in the discussion.

DISCUSSION

- Graded IIIB

- Inside HPO
- CoCT supports the proposal.

DECISION

The Committee resolved to approve the application the proposal does not negatively impact on heritage resources.

TZ

**12.54 Proposed additions and alterations on Erf 9843938, 38 Avenue De Mist, Rondebosch, S34-A&A
Case No: HWC22102105TZ1026**

INCOMPLETE APPLICATION

Greater Lynfrae Civic Association comments required.

TZ

13. OTHER MATTERS

14. ADOPTION OF RESOLUTIONS AND DECISIONS

The Committee adopted the resolutions and decisions SJ moves to adopt the decisions and resolutions and CM seconds.

15 CLOSURE: 12:38

16 DATE OF NEXT MEETING: 14 November 2022

Chairperson.....

Secretariat:

